



AGENDA

**PLANNING & ZONING COMMISSION MEETING
CITY OF LEANDER, TEXAS
Pat Bryson Municipal Hall ~ 201 North Brushy Street
Leander, Texas**

Thursday ~ October 10, 2013 at 7:00 pm

**Place 1 Michelle Stephenson
Place 2 Joel Wixson
Place 3 Ronald Abruzzese – Chairman**

**Place 4 Sid Sokol
Place 5 Richard Allen
Place 6 Betty Saenz - Vice Chairman
Place 7 Jeff Seiler**

1. Call to Order
2. Roll Call
3. Approval of Minutes:
Regular Planning & Zoning Meeting: September 26, 2013
4. Director's report to P & Z Commissioners on actions taken by the City Council.
5. Citizen Communications - Three (3) minutes of time is allowed, per speaker

Public Hearing

6. Subdivision Case 13-CP-003: Hold a public hearing and consider action on Connelly's Crossing Subdivision Concept Plan, for 56.80 acres more or less; WCAD Parcels R032159 and R031400 generally located to the west of the intersection of Bagdad Road and Sonny Drive Leander, Williamson County Texas. Applicant: Keith Parkan on behalf of Oryx Holdings LLC.

- a) Staff Presentation
- b) Applicant Presentation
- c) Open Public Hearing
- d) Close Public Hearing
- e) Discussion
- f) Consider Action

7. Subdivision Case 13-CP-005: Hold a public hearing and consider action on Crystal Springs Subdivision Concept Plan, for 186.09 acres more or less; WCAD Parcels R432785, R031199, R031204, R031206, R031205, R432781, R051457, R432778, R031227, and R051458 generally located to the south west of the intersection of Grand Lake Pkwy and Crystal Falls Pkwy.; Leander, Williamson County Texas. Applicant: Steve Crauford, P.E. on behalf of CS Lander 1, LTD, CWHS 272, LTD, David and Mary Brown, BLD Crystal Springs LLC. and Richard and Linda Davis.

- a) Staff Presentation
- b) Applicant Presentation
- c) Open Public Hearing
- d) Close Public Hearing
- e) Discussion
- f) Consider Action

8. Subdivision Case 13-CP-006: Hold a public hearing and consider action on Catalina Ranch Subdivision Concept Plan, for 30.32 acres more or less; WCAD Parcels R475132, R475133, R031543, and R031544 generally located approximately 1700 feet to the west of the intersection of Ronald W. Reagan Blvd & CR 179 on the north side of CR 179 Leander, Williamson County Texas. Applicant: John D. Hines on behalf of Catalina Ranch, LLC c/o Joe Straub

- a) Staff Presentation
- b) Applicant Presentation
- c) Open Public Hearing
- d) Close Public Hearing
- e) Discussion
- f) Consider Action

9. Subdivision Case 13-PP-007: Hold a public hearing and consider action on the Pecan Creek Revised Preliminary Plat, for 97.19 acres more or less; WCAD Parcels R031572, R518873, R518872, and R031571 located at 303 & 451 CR 179; generally located approximately 4,500 feet to the east of the intersection of Ronald W. Reagan Blvd and CR 179; Leander, Williamson County Texas. Applicant/Agent: Randall Jones & Associates Engineering, INC on behalf of Jenn Texas III, LLC (Chris Lynch) and Tami Ramaker

- a) Staff Presentation
- b) Applicant Presentation
- c) Open Public Hearing
- d) Close Public Hearing
- e) Discussion
- f) Consider Action

10. Chief Gardner to discuss the City's street connectivity requirements as it relates to the questions that came up on the final plats for The Bluffs at Crystal Falls Section 2, Phase 2E.

- a) Staff Presentation
- b) Discussion

11. Meeting adjourned

CERTIFICATION

This meeting will be conducted pursuant to the Texas Government Code Section 551. The City of Leander is committed to compliance with the Americans with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Please call the City Secretary at 512/ 528-2700 for information. Hearing impaired or speech disabled persons equipped with telecommunications devices for the deaf may call 512/ 528-2800. I certify that the above notice of the Regular Meeting of the Planning and Zoning Commission of the City of Leander, Texas, was posted on the bulletin board at City Hall, in Leander, Texas, on the 4th day of October, 2013 by 5:00 pm pursuant to Chapter 551 of the Texas Government Code.